

Summary Outline on PHDRB

Background/Summary: PHD's are typically small hospitals in rural districts.

1. Legislation: Board had questions & different interpretations
2. Organized board, made interpretations & set guidelines (*for approval of applications*)
3. Prepared an initial application package requesting:
 - a. Description of Project
 - b. Project budget (special equipment issue for hospitals)
 - c. Project schedule
 - d. Project characteristics (why GCCM appropriate)
 - e. Public benefit justification
 - f. Qualifications – Project Staff
 - g. Hospital construction history
 - h. Authority
4. Five Hospital Projects applied - to use GCCM
5. Three Applications were approved
6. Some findings from application reviews:
 - a. Predominate thinking - GCCM only way to get **qualified** contractors
 - b. Gaining contractor perspective during design was highly desired
 - c. Some applicants hadn't started developing T&C
 - d. Schedules tended to be unrealistic
 - e. Site or building diagrams were best for complexity discussions
 - f. Project's bid (high) – using GCCM for re-design
 - g. Hospitals experience with alt delivery process mgmt limited (*small hospitals*)
 - h. Submitted org charts were for hospital not for the project
 - i. Public benefit can be receipt of grant funds w/expiration window
 - j. Subs w/ GCCM experience in rural locations limited (*like infection control*)
 - k. Varied experience/backgrounds of board members very beneficial
7. Finding let to refined application process to obtain more specific documentation
(*Provide CPARB board with PHDRB application package*)
8. Miscellaneous Board Issues & Concerns
 - a. Remove legislation ambiguities, incorrect references, inconsistencies & sunset
 - b. Improve definitions or requirements for use of alternative processes
 - c. Require clear & consistent evaluation criteria
 - d. Lower \$ limit for participation (*less than 5 million*)
 - e. Maintain private sector board participation (some issues - transaction)
 - f. Encourage denied applicants to revisit process (for phased projects)